

ITEM No. _____ GOAL: Coordinate Planning to Balance Infrastructure

The applicant requests abandonment of the 25-foot wide roadway easement on four lots along Sierra Pinta Drive. The easement area is located south of the existing Sierra Pinta roadway and serves no apparent purpose. The street has been improved and is contained within the existing 40 feet of dedicated, City right-of-way. There are no plans to widen the existing local residential street and the Transportation Department supports the abandonment. Several utility companies have reported facilities within the roadway easement area, therefore the entire abandoned area would be reserved for public utility easements.



Community Involvement.

At the request of City staff, the applicant (Desert Winds Development) contacted all lot owners along Sierra Pinta within the Pima Acres subdivision for interest in joining the abandonment request. The original request included only lot 8, and 3 additional lot owners decided to join in the request. Prior to submitting the abandonment application, the applicant sent information letters to residents within 300 feet of the subject lots. The applicant reported no opposition to the request. Staff received one telephone call from a resident of the north adjacent DC Ranch subdivision who was concerned about loss of views.

Community Impact.

Because the roadway easement area is not needed for roadway improvements, the abandonment should have no impact on the residents in the area.

IMPACT ANALYSIS

Departmental Responses.

City Department/Division participants concur with this abandonment request. See Department Issues Checklist (Attachment #1).

STAFF
RECOMMENDATION**Recommended Approach:**

Staff recommends approval.

RESPONSIBLE
DEPT(S)
STAFF CONTACT(S)**Planning and Development Services Department**

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APPROVED BY



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ATTACHMENTS

1. Departmental Checklist
2. Context Aerial
3. Detail Aerial
4. Right-of-Ways and Easements
5. Area Trails Plan
6. City Notification Map

CASE 21-AB-2004

Department Issues Checklist

Transportation

☒ Support

Trails

☒ Support

Adjacent Property Owner Notification

☒ One property owner voiced concern about loss of views. No other opposition received by staff, or reported by the applicant.

Public Utilities

☒ Support with reservation of a 25-foot wide public utility easement.

Emergency/Municipal Services

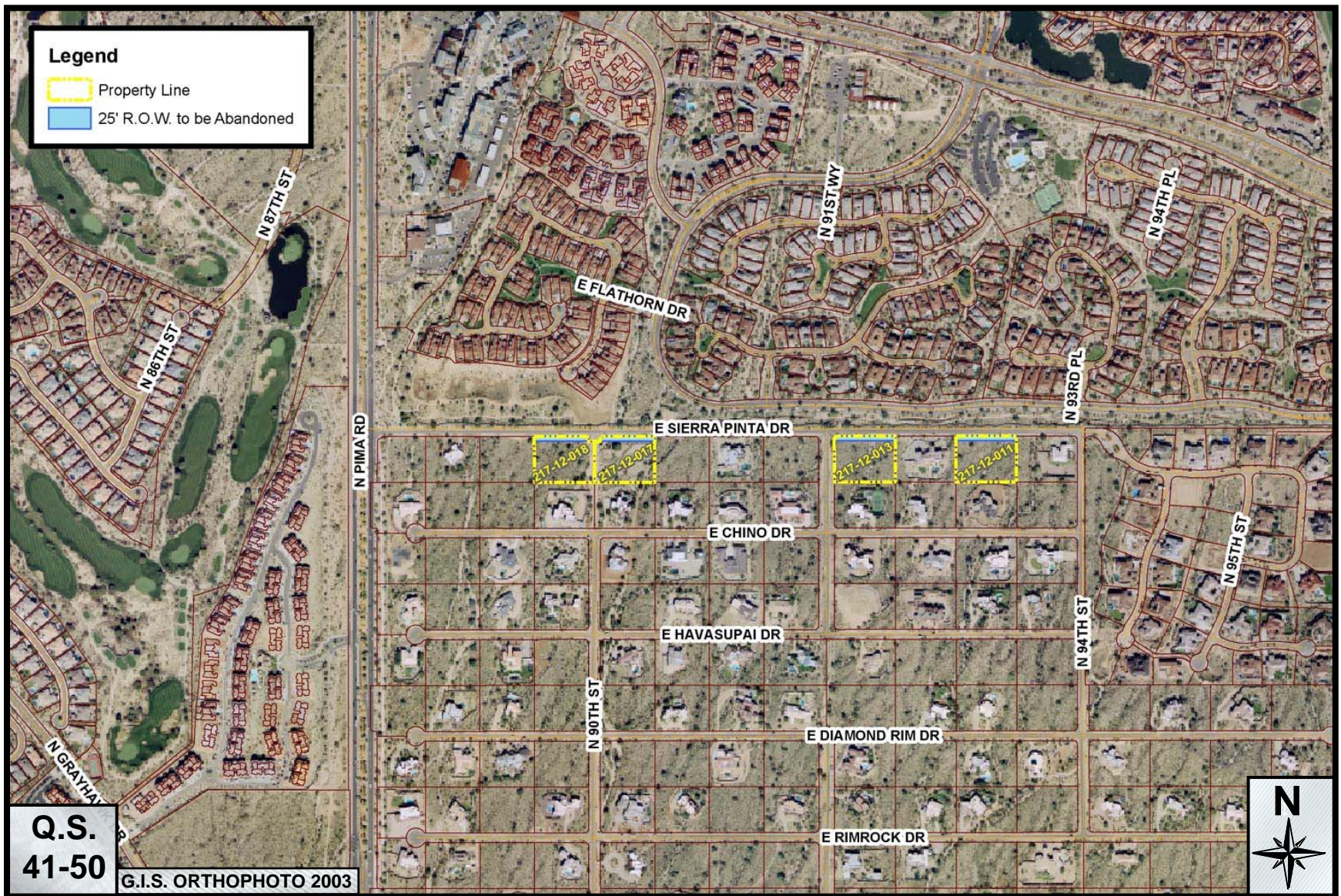
☒ Support

Water/Sewer Services

☒ Support

Drainage

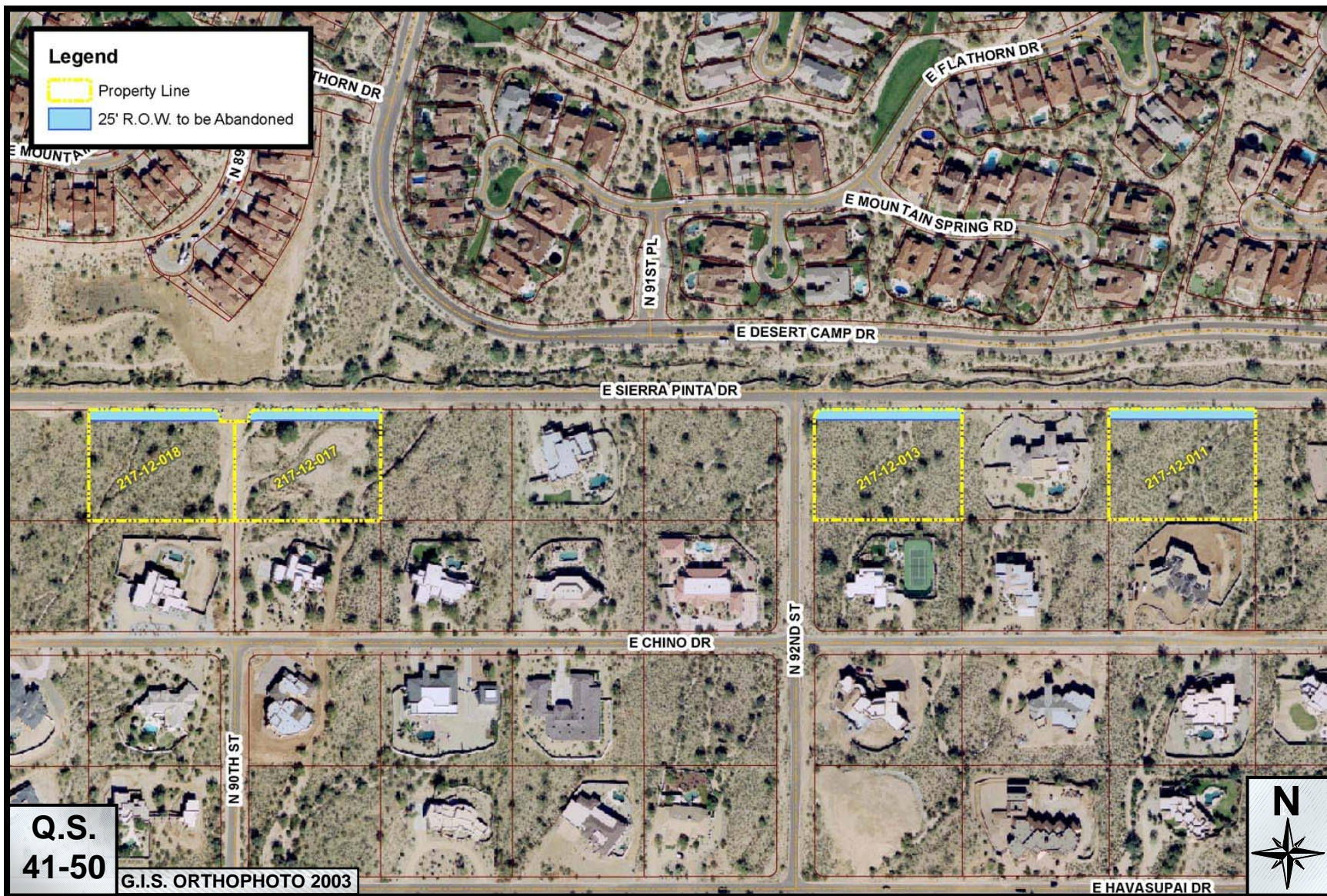
☒ Support



25' Right-of-way Abandonment
(Lots 2, 4, 8, & 9 @ Pima Acres)

21-AB-2004

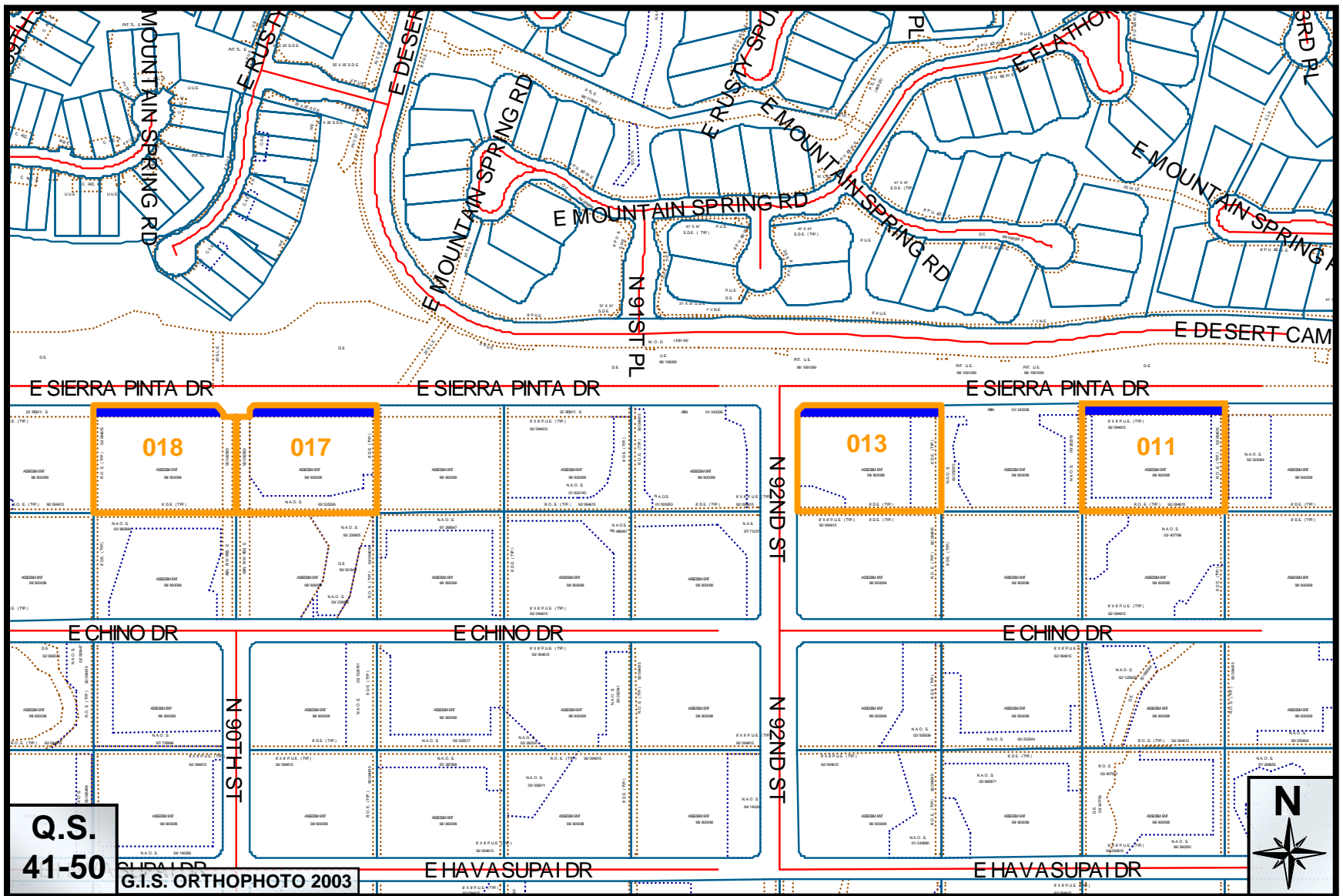
ATTACHMENT #2



25' Right-of-way Abandonment
(Lots 2, 4, 8, & 9 @ Pima Acres)

21-AB-2004

ATTACHMENT #3



25' Right-of-way Abandonment
(Lots 2, 4, 8, & 9 @ Pima Acres)

21-AB-2004

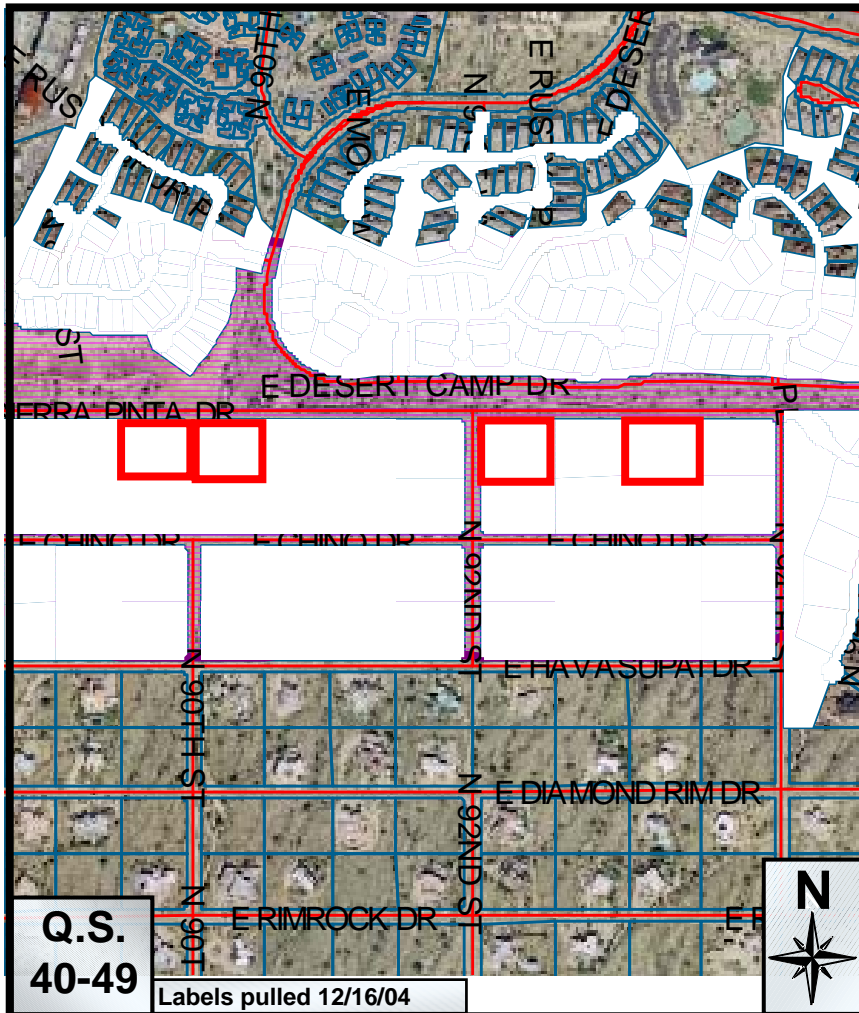
R.O.W. & Easements
ATTACHMENT #4

Public Trails in the area of 21-AB-2004



12-2004

City Notifications – Mailing List Selection Map



Map Legend:



Site Boundaries



Properties within 750-feet

Additional Notifications:

- Interested Parties
- Casitas at Ironwood Village
- Ironwood Village Association
- Pima Acres Property Owners Association

Pima Acres Abandonment

21-AB-2004

ATTACHMENT #6